



COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

900 SOUTH FREMONT AVENUE
ALHAMBRA, CALIFORNIA 91803-1331
Telephone: (626) 458-5100
www.ladpw.org

ADDRESS ALL CORRESPONDENCE TO:
P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

IN REPLY PLEASE

REFER TO FILE: **MP-6**
4.042

March 17, 2005

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, CA 90012

Dear Supervisors:

**RIO HONDO CHANNEL - PARCELS 40EX, 40EX.1, AND 41EX
QUITCLAIM OF EASEMENTS - CITY OF SOUTH GATE
SUPERVISORIAL DISTRICT 1
3 VOTES**

**IT IS RECOMMENDED THAT YOUR BOARD ACTING AS THE GOVERNING BODY
OF THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT:**

1. Find this transaction categorically exempt from the provisions of the California Environmental Quality Act (CEQA).
2. Declare the easement interests in Rio Hondo Channel, Parcels 40EX and 41EX (5.34 acres), and 40EX.1 (14,862 square feet), to be no longer required for the purposes of the Los Angeles County Flood Control District. These parcels are located on the east and west sides of Rio Hondo Channel, north of Southern Avenue in the City of South Gate.
3. Authorize the quitclaim of easements to the underlying fee owner, World Oil Corp.
4. Instruct the Chair to sign the enclosed Quitclaim of Easements document and authorize delivery to the Grantee.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

This action will allow the District to quitclaim its easements in Rio Hondo Channel, Parcels 40EX, 40EX.1, and 41EX, to the underlying fee owner, World Oil Corp. The District acquired the easement for the purpose of controlling and conserving the waters of the Rio Hondo Channel. The underlying fee owner requested this easement be quitclaimed to them. Construction of the channel has been completed, and the subject parcels lie outside of the required right of way.

Implementation of Strategic Plan Goals

This action is consistent with the Strategic Plan Goal of Fiscal Responsibility. The sale will eliminate the need to maintain the property and reduce the District's expenses and liability.

FISCAL IMPACT/FINANCING

None. In exchange for the quitclaim of easements in 2001, World Oil Corp granted the District easements for flood control purposes which were required for the Los Angeles County Drainage Area Project. The value of the easements acquired by the District exceeds the value of the easements to be quitclaimed to World Oil Corp.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

The enclosed Quitclaim of Easements document has been approved by County Counsel and will be recorded.

ENVIRONMENTAL DOCUMENTATION

This transaction is categorically exempt from CEQA, as specified in the Section 15312 of State CEQA Statutes and Guidelines, and as specified in Class 12 of the Environmental Document Reporting Procedures and Guidelines adopted by your Board.

IMPACT ON CURRENT SERVICES (OR PROJECTS)

None.

The Honorable Board of Supervisors
March 17, 2005
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CONCLUSION

This action is in the District's interest. Enclosed are an original and two duplicates of the Quitclaim of Easements. Please have the original and duplicates signed by the Chair and acknowledged by the Executive Officer of the Board. Please return the executed original and one duplicate to this office, retaining one duplicate for your files.

One approved copy of this letter is requested.

Respectfully submitted,

DONALD L. WOLFE
Acting Director of Public Works

DR:mr
6:\wrlldolbdltr

Enc.

cc: Auditor-Controller (Accounting Division-Asset Management)
Chief Administrative Office
County Counsel

DUPLICATE

RECORDING REQUESTED BY
AND MAIL TO:

World Oil Corp.
9302 South Garfield Avenue
South Gate, CA 90280-1966

Space Above This Line Reserved for Recorder's Use

Document transfer tax is \$ _____
() computed on full value of property conveyed, or
() computed on full value less value of liens and
encumbrances remaining at time of sale
LOS ANGELES COUNTY FLOOD CONTROL DISTRICT

Assessor's Identification Numbers:
6232-008-001, 010, and 011 (Portions)

By _____

QUITCLAIM OF EASEMENTS

For a valuable consideration, receipt of which is hereby acknowledged, the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT, a body corporate and politic, does hereby remise, release and forever quitclaim to WORLD OIL CORP, a California corporation, all its right, title, and interest in and to those certain easements for flood control purposes as acquired by Easement documents recorded November 16, 1921, as Document No 1006, in Book 718, page 47, and Document No. 481, in Book 1378, page 171, both of Official Records, in the office of the Recorder of the County of Los Angeles, insofar and only insofar as said easements exists on the real property in the City of South Gate, County of Los Angeles, State of California, described as Parcels 40EX, 40EX.1, and 41EX in Exhibit "A" attached hereto and by this reference made a part hereof.

Date _____

LOS ANGELES COUNTY FLOOD CONTROL DISTRICT
a body corporate and politic

By _____
Chair, Board of Supervisors of the
Los Angeles County Flood Control District

(LACFCD-SEAL)

ATTEST:
VIOLET VARONA-LUKENS, Executive Officer
of the Board of Supervisors
of the County of Los Angeles

RIO HONDO CHANNEL 40EX
Includes Parcels 40EX.1 and 41EX
4-RW 20.1
I.M. 084-237
S.D. 1 E0496012

KDR:in:P:Conf:qceRIOHONDO40EX

By _____
Deputy

NOTE: Acknowledgment form on reverse side

STATE OF CALIFORNIA)
) ss.
COUNTY OF LOS ANGELES)

On January 6, 1987, the Board of Supervisors for the County of Los Angeles and ex officio the governing body of all other special assessment and taxing districts, agencies, and authorities for which said Board so acts adopted a resolution pursuant to Section 25103 of the Government Code which authorized the use of facsimile signatures of the Chair of the Board on all papers, documents, or instruments requiring his/her signature.

The undersigned hereby certifies that on this _____ day of _____, 20____, the facsimile signature of _____, Chair of the Board of Supervisors of the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT was affixed hereto as the official execution of this document. The undersigned further certifies that on this date a copy of the document was delivered to the Chair of the Board of Supervisors of the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT.

In witness whereof, I have also hereunto set my hand and affixed my official seal the day and year above written.

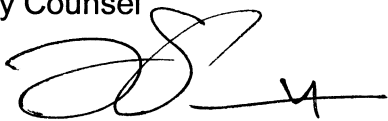
VIOLET VARONA-LUKENS, Executive Officer
of the Board of Supervisors
of the County of Los Angeles

By _____
Deputy

(LACFCD-SEAL)

APPROVED AS TO FORM:

RAYMOND G. FORTNER, JR.,
County Counsel

By  _____
Deputy

APPROVED as to title and execution,

_____, 20____.
DEPARTMENT OF PUBLIC WORKS
Mapping & Property Management Division

Supervising Title Examiner

By _____

EXHIBIT "A"

RIO HONDO CHANNEL 40EX

Includes: Parcel Nos. 40EX.1 and 41EX

4-RW 20.1

A.P.N. 6232-008-001, 010 and 011 (Portions)
6232-008-007 (Portion)

T.G. 705 (G4)

I.M. 084-237

S.D. 1

E0496012

LEGAL DESCRIPTION

(Quitclaim of portions of easements)

PARCEL NOS. 40EX and 41EX

All those portions of those certain parcels of land in the San Antonio Rancho, as shown on map recorded in Book 1, page 389, of Patents, in the office of the Recorder of the County of Los Angeles, described in deeds to LOS ANGELES COUNTY FLOOD CONTROL DISTRICT, recorded in Book 718, page 47, and in Book 1378, page 171, both of Official Records, in the office of said Recorder, lying westerly of the following described line:

Commencing at the northwesterly corner of that certain parcel of land described in said deed recorded in Book 1378, page 171; thence South 82°55'17" East along the northerly line of said last-mentioned parcel of land, a distance of 302.56 feet to the TRUE POINT OF BEGINNING; thence South 35°01'38" West 103.94 feet; thence South 35°08'57" West 708.44 feet; thence South 42°45'05" West 100.00 feet.

Containing: 5.34± Acres

PARCEL NO. 40EX.1

That portion of that certain parcel of land described in above-mentioned deed recorded in Book 718, page 47, within the following described boundaries:

Commencing at the intersection of the center line of Southern Avenue (formerly Stewart and Gray Road), variable width, as shown on map recorded in Book 30, pages 38 and 39, of Record of Surveys, in the office of above-mentioned Recorder, and the southwesterly prolongation of the northwesterly line of that certain parcel of land described in deed to EDISON SECURITIES COMPANY, recorded as Instrument No. 4383 in Book 51462, page 346, of above-mentioned Official Records; thence

EXHIBIT "A"

North 35°13'05" East along said southwesterly prolongation and said northwesterly line, a distance of 53.23 feet to the TRUE POINT OF BEGINNING; thence North 35°34'20" West 6.93 feet; thence North 37°42'55" West 14.53 feet; thence North 38°14'33" East 13.09 feet; thence North 51°45'27" West 14.60 feet; thence North 37°39'26" East 39.99 feet; thence North 48°46'16" West 0.56 feet; thence North 36°38'05" East 226.71 feet; thence North 3°06'17" East 46.60 feet; thence North 41°51'28" East 90.73 feet to the northerly line of that parcel of land described in said deed recorded in Book 718, page 47; thence North 82°51'54" East along said northerly line, a distance of 47.44 feet to the northwesterly line of said parcel of land described in deed to EDISON SECURITIES COMPANY; thence South 35°13'05" West along said northwesterly line, a distance of 438.97 feet to the TRUE POINT OF BEGINNING.

Containing: 14,862± square feet